



Garner[™]
AN IHG HOTEL

Design Guide

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Welcome to Garner

The Purpose of this Guide

This comprehensive guide is designed to enable successful delivery of the Garner design and guest experience across all Conversion projects.

The design was created as a framework that is flexible and configurable across various property types, sizes, and layouts.

In addition to the content of this guide, your AD&C partner can provide helpful guidance on the key brand design and experience elements and how those may be incorporated within your project.

Towards the end of the guide, you'll also find helpful case studies that detail how the Garner FF&E package can be implemented across different prototype plans.



Our Target Guest

Spirited Flexible Travelers

Yes, our guests are typically traveling on a budget.

But don't let that fool you.

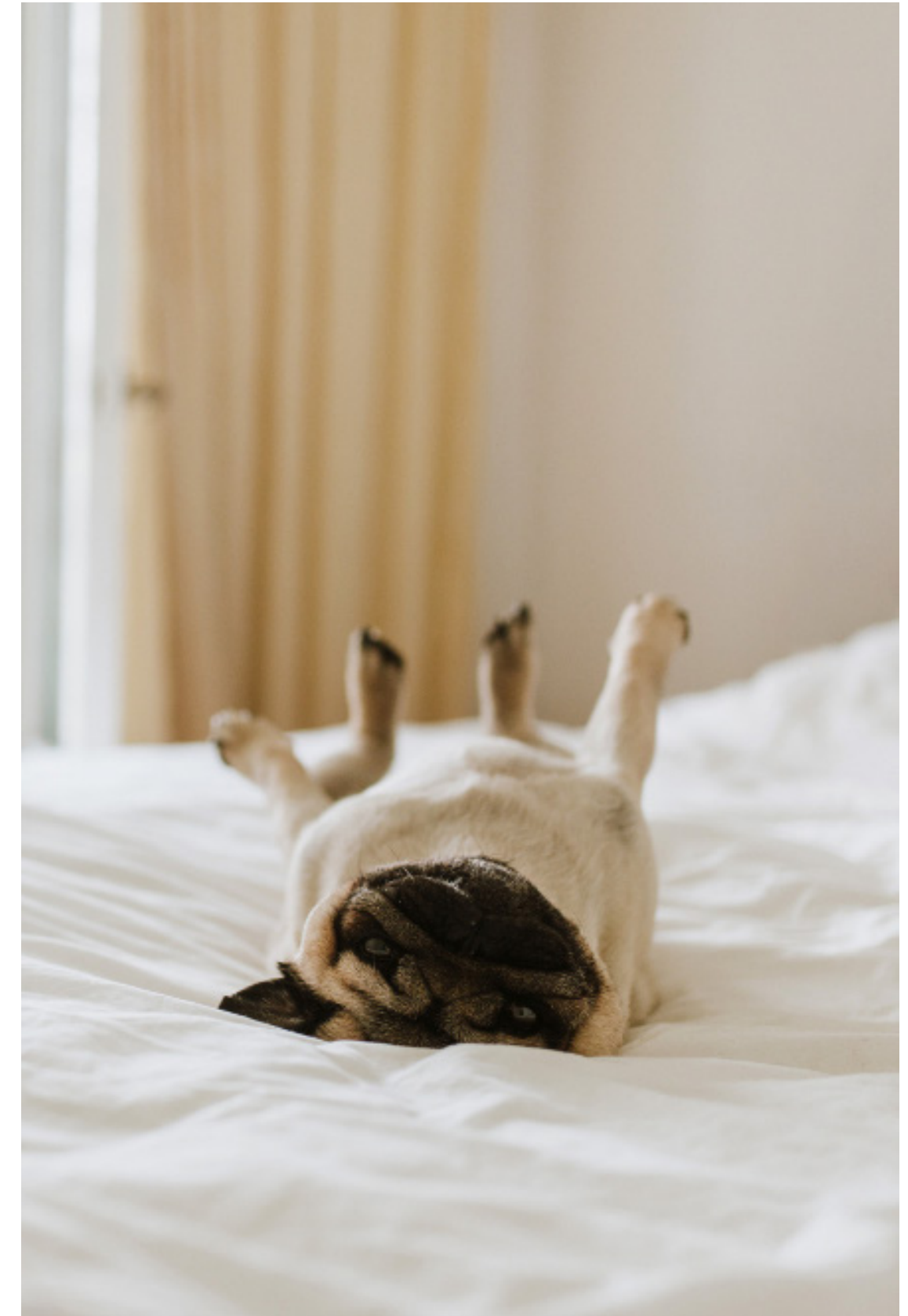
Because bland boxes won't do the trick - especially if they're rough around the edges or, worse, if they seem unsafe.

Our guests expect and demand the **familiar fundamentals of a great stay**, at a quality and price that's currently hard to find.

Get those things right, and they'll be open to the fun that comes with landing somewhere a little bit different. And if that place is **warm and easy-going**, even better.

These travelers are **in love with life, not with luxury**: they're all about **doing things at their own pace, getting into the world, and making life happen**.

And however varied our guests may seem on the outside, they recognize each other as **kindred spirits**: people ready for whatever's right around the corner.



Get Comfortable

You set the pace for your stay. Whether you're looking for tips from a local or just want to get settled fast, we're here for you.

- Friendly front desk team, available 24/7
- Lobbies designed to help you unwind

Good Stuff to Keep You Going

From fruit-infused water when you arrive to satisfying snacks available all day in our shop, you'll never be far from something tasty.

- Complimentary welcome refreshment including infused water and cookies
- Garner Shop stocked with snacks and drinks
- Make it Yours Breakfast included in your stay

Made with Character

Just like the people who work and stay there, no two Garner hotels are exactly alike. One thing they all share? A commitment to top-notch service that celebrates all the journeys our guests are making.

- Guest-influenced playlists
- Signature front desk back wall
- Pet-friendly
- Employee service and training focused on inclusivity

Brand Requirements

Our team will evaluate each hotel and create a custom renovation plan based on condition.

All hotels will be required to install:

- Exterior & Interior Signage
- Signature Gallery Wall with Integrated Logo Signage
- Refreshing Moment arrival experience
- Make It Yours Breakfast Buffet
- Garner Shop - 24/7 Market
- OS&E & Collateral
- Uniforms
- Technology Systems (if required)



A Flexible Approach to Conversions

Beyond the minimum requirements, a custom scope of renovation will be developed for each hotel based on condition. For properties requiring a more comprehensive renovation, our design solution can be implemented easily based on the requirements of a Property Improvement Plan.

Our design solution includes:

- Signature gallery wall with integrated logo signage, scalable to accommodate different wall sizes.
- Lounge seating options that can be arranged for lobbies of varying sizes and layouts.
- Breakfast zone with a selection of table sizes and groupings.
- Flexible non-handed guest room casegood components that can be configured for various sizes and orientations.
- Two Standardized Room Design Schemes with required and optional items that can be implemented across different room configurations.
- A collection of optional specifications for seating, artwork, lighting, in-room appliances, and vanities.
- Contracted FF&E specifications for Public Space and Guest Rooms.



Exterior Design

Exterior

Key Features

- 1 Prominent exterior signage showcases the brand logo and maximizes visibility.
- 2 The exterior color palette utilizes a neutral field color combined with darker tones to create visible contrast and highlight the hotel entrance.
- 3 Distinctive painted soffit provides guests with both a moment of surprise and warm welcome.
Where an exterior Porte Cochere or building canopy does not exist or is otherwise not provided, sea foam accent paint shall be applied to entry vestibule ceiling.
- 4 Focal landscaping at entrances enhances the guest experience on arrival.



Public Space Design

Material Palette

With flexibility in mind, the Public Space finish materials are largely composed of neutral architectural finishes that easily incorporate with various wood tones or existing FF&E.

Color and pattern are infused into the design through furnishings, accent pillows, area rugs, and artwork.



Arrival

Key Features

- 1 Welcoming and conveniently located near the entrance, the front desk maintains a visual connection to the Garner Shop.

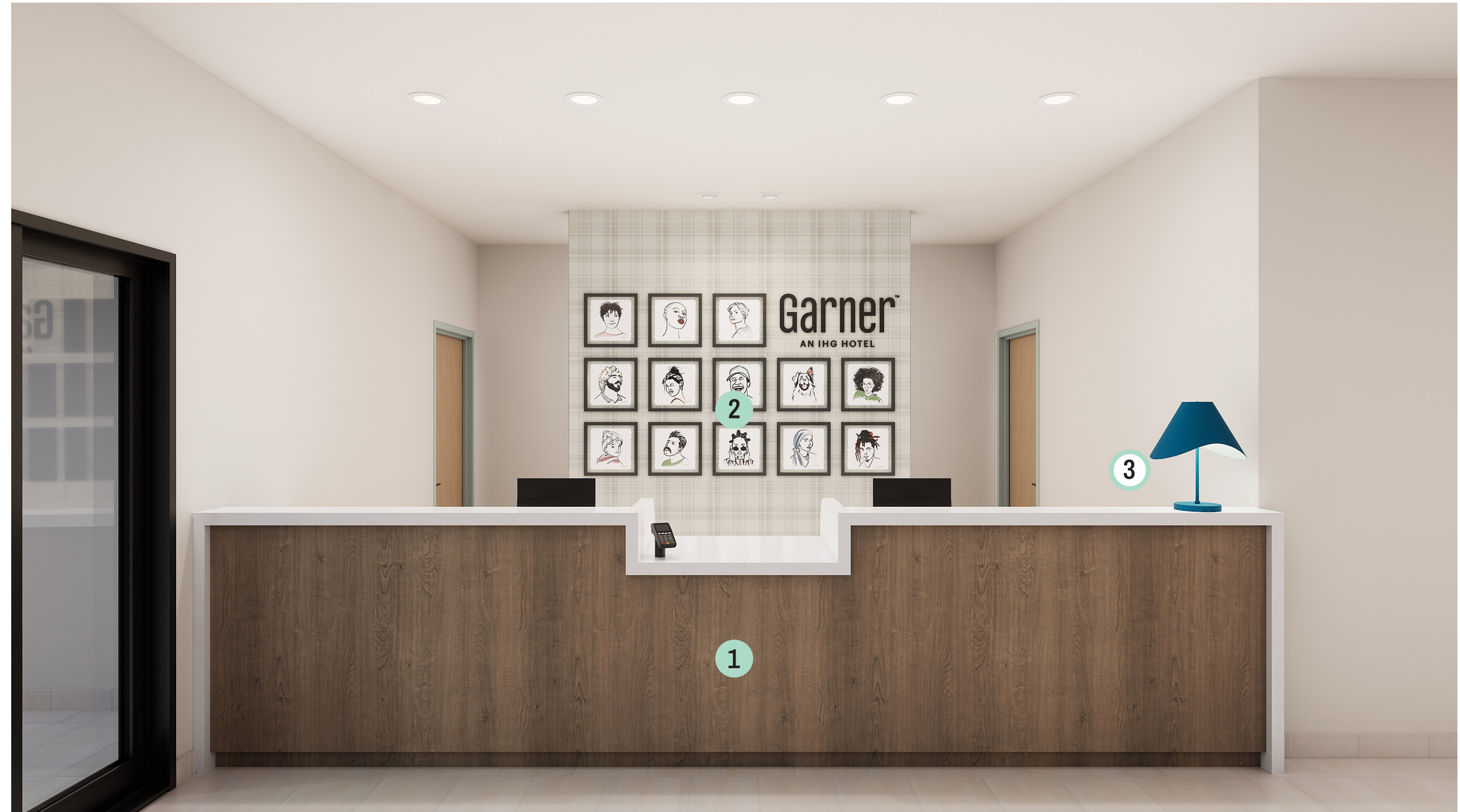
Scale of required refinishing dependent upon condition and coordination with adjacent FF&E.

- 2 Directly behind the front desk, the Sketches of Humanity gallery wall reflects the diversity of our guests and creates a distinctive welcome moment.

Minimum requirements shown. Artwork package is scalable dependent upon available wall space. Refer to supplemental artwork direction for additional information.

- 3 A decorative lamp at the front desk adds a residential feel and a warm glow to the space.

An optional pendant light not shown. Reference FF&E specifications for additional information.



Required for all converting properties



Requirement based on property condition

Reception Perch

Key Features

- 1 Complimentary infused water and an assorted cookie offering creates a refreshing treat for guests.

Required smallwares must be located in close proximity to front desk. Where adjacent space does not allow for console, offering may be staged at front desk.

- 2 A comfortable bench provides a convenient spot for guests to briefly perch on their way.

- 3 A collection of abstract artwork in varying frame sizes gives the Reception Perch uplifting personality.

Artwork is available in alternate sizes and configurations to accommodate varying wall sizes and locations.

- 4 Decorative sconces add warmth and illuminate the space.



Garner Shop - 24/7 Market

Key Features

- 1 Within view of the front desk, the Garner Shop offers a variety of snacks and sundries that are available for purchase at any hour of the day or night.

Where existing millwork does not meet mandatory display space requirements, new millwork must be provided as shown. Reference supplemental Food & Beverage guidelines for additional information.

- 2 Beverages and chilled snacks are organized in an open front cooler for easy access.

Where space allows, an optional freezer unit is available for incorporation. Reference equipment specifications for additional information.



Required for all converting properties



Requirement based on property condition

Seating - Lounge

Key Features

- 1 Residentially styled, the three-seat sofa module, complemented by lounge chairs, side tables, and table lamps, offers familiar comforts of home to mid-size lobbies.
- 2 For smaller lobby spaces, the loveseat module flexes to accommodate reduced footprints.
- 3 When space allows, a generous sectional module is perfect for seating large groups comfortably.



Required for all converting properties



Requirement based on property condition

Make it Yours Breakfast Buffet

Key Features

- 1 The Make It Yours Breakfast Buffet equipment, smallwares, and signage package allows for consistent delivery of the ‘build your own’ breakfast offer, designed to be modular in order to fit within a variety of configurations and layouts.

Where existing millwork does not meet mandatory space requirements for smallwares and equipment, additional millwork must be provided. Scale of required existing millwork refinishing dependent upon condition and coordination with adjacent FF&E. Reference supplemental Food & Beverage guidelines for additional information.

- 2 Wall-mounted accent rail allows signage components to be flexible and easily interchangeable.

Reference Food & Beverage guidelines, equipment specifications and interior signage package for additional information and various buffet configurations.

- 3 A combination of wallcovering and tile accentuate the breakfast buffet.

- 4 Decorative pendant lighting highlights the buffet below and increases visibility of the breakfast offerings.



Coffee

Key Features

- 1 The All-Day complimentary coffee offering provides guests with access to premium, bean-to-cup coffee in the Lobby.

When the breakfast area is in a separate, closed off room, the coffee machines should be split so one is in the breakfast area and one is available in the Lobby.

Where existing millwork does not meet mandatory space requirements for smallwares and equipment, additional millwork must be provided. Scale of required existing millwork refinishing dependent upon condition and coordination with adjacent FF&E. Reference supplemental Food & Beverage guidelines for additional information.

- 2 Wall-mounted accent rail serves as an extension of the buffet signage package and highlights the All-Day Coffee offering.

Reference Food & Beverage guidelines, equipment specifications and interior signage package for additional information.



Required for all converting properties



Requirement based on property condition

Seating - Dining

Key Features

- 1 A variety of dining tables and chair arrangements accommodates solo travelers as well as groups.

Minimum quantity of dining seats dependent upon size of hotel. Reference Brand Standards document for additional information.
- 2 The communal table allows guests to perch briefly or linger with their meal.
- 3 Banquette seating provides enhanced comfort for dining.
- 4 Neutral accent wallcovering grounds open and large common areas.
- 5 Pendant lighting defines the central dining space and provides appropriate light for dining or working.



Required for all converting properties



Requirement based on property condition

Fitness Center

Key Features

- 1 Standard fitness equipment package is scalable to flex with available space.
Reference IHG Multi-Brand Fitness document for additional information.
- 2 Accent wallcovering creates an energetic environment.
- 3 Resilient flooring provides cushion and slip-resistance for workouts.



Required for all converting properties



Requirement based on property condition

Meeting Rooms (Optional)

Key Features

- 1 Contrasting wallcovering accentuates artwork and flooring.
- 2 Artwork adds character and provides visual interest.
- 3 Carpet with a graphic geometric pattern injects color to the space.
- 4 Blackout shades offer a modern look and provide room darkening during meetings.



● Required for all converting properties ○ Requirement based on property condition

Artwork

Relaxed | Approachable | Spirited

The artwork offering has been thoughtfully selected to capture the personality of our Guest: Relaxed, Approachable, Spirited.

Relaxed evokes a sense of ease and interest through texturally abstracted compositions. **Approachable** incorporates elements of warmth that are inspired by the look and feel of familiar textiles. **Spirited** captures a sense of adventure with expressive lines and dynamic colors.



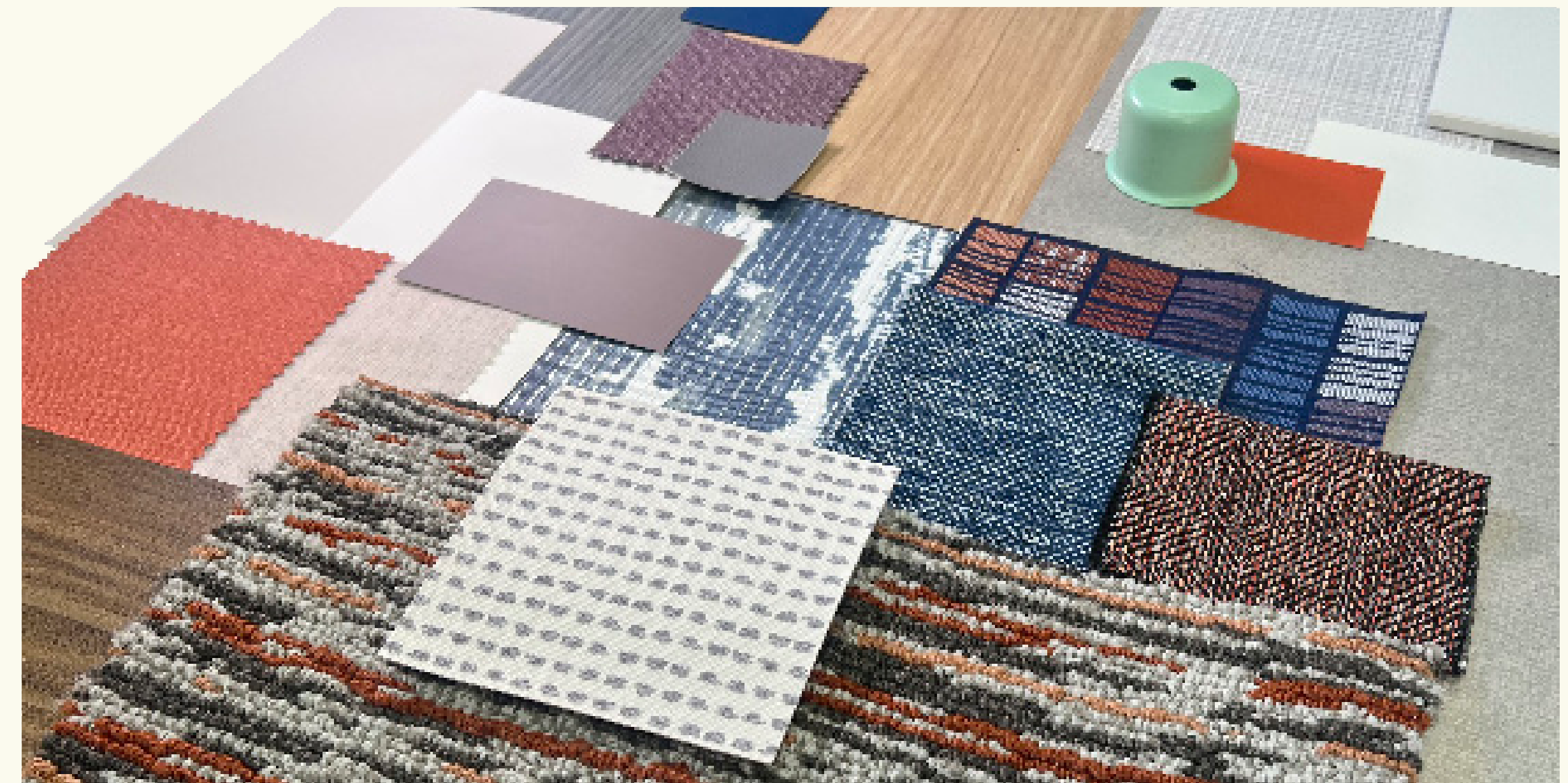
Guest Room Design

Warm Scheme

The Guest Room finish palette balances a neutral foundation with colorful accents and a mix of graphic patterns. The casegoods package includes both a modern, mid-tone wood and a warm charcoal accent, providing flexibility to complement a range of wood finishes.

The Warm Scheme introduces shades of plum and terracotta through textiles, bringing welcoming personality to the carpet, upholstered elements and window treatments.

Refreshing accents of mint green are used across the lighting package, injecting color and a touch of the brand identity in the guest room.



*Renderings for reference only

Cool Scheme

The Guest Room finish palette balances a neutral foundation with colorful accents and a mix of graphic patterns. The casegoods package includes both a modern, mid-tone wood and a warm charcoal accent, providing flexibility to complement a range of wood finishes.

The Cool Scheme features a calming combination of violet and teal at the carpet, upholstered elements, and window treatments that invite relaxation.

Refreshing accents of mint green are used across the lighting package, injecting color and a touch of the brand identity in the guest room.



*Renderings for reference only

Guest Rooms

Key Features

*King Standard Cool Scheme Shown

- 1 Integrated power at the nightstands provide a convenient location for powering devices without taking up space.
- 2 Contrasting accent paint envelops the entry for a warm welcome and injects personality into the room.
Existing wood laminate at guestroom entry doors may be permitted to remain based on condition and coordination with adjacent finishes.
- 3 Semi-flush ceiling mounted fixture brightens the entry.
Ceiling mounted fixture is intended for use when recessed lighting is unavailable.
- 4 An upholstered bench offers additional seating with open storage directly below.
- 5 The graphic TV panel adds visual interest and provides sound absorption.



Required for all converting properties



Requirement based on property condition

Guest Rooms

Key Features

*King Standard Cool Scheme Shown

- 6 Blackout drapery panels with contrasting traversing sheers add softness and a pop of color to the room.
- 7 The lounge seating area with coordinating side table and floor lamp has everything guests need for a comfortable space to work or relax.
Where space allows.
- 8 Plug-in wall sconces at the headboard illuminate the nightstand surface.
- 9 Freestanding nightstand with contrasting wood finish and integrated power.



● Required for all converting properties ○ Requirement based on property condition

Guest Rooms

Key Features

*Double Queen Warm Scheme Shown

- 10 A full-length mirror with hooks enhances the arrival moment and keeps frequently used hanging items accessible.
- 11 Hanging items and iron/accessories can be stored in the Open Wardrobe.
- 12 The decorative rail creates a visual link between the Functional Wall components.
- 13 The Refreshment Shroud provides a flexible solution for concealing in-room refrigeration.

Both refrigerator and microwave are optional. Refreshment Shroud is required when in-room refrigeration is provided. Refer to Functional Wall Configurations page for alternate layout when microwave is used.



Guest Rooms

Key Features

*Double Queen Warm Scheme Shown

- 14 The large luggage bench keeps bags within reach and stored neatly.
- 15 Offering a large worksurface with integrated power, the desk is a hub of productivity for guests.
- 16 Task light at accent rail keeps the desk surface free of clutter.
- 17 The upholstered headboard adds softness with a fresh and upbeat pattern in durable upholstery.



Required for all converting properties Requirement based on property condition

Suites

Key Features

(In addition to Standard Guest Room Features)

*King Suite Warm Scheme Shown

- 1 An enhanced lounge area with full-size sleeper sofa, lounge chair, and floor lamp offers guests space to spread out and get comfortable.
- 2 Framed artwork above the sofa adds visual interest at the lounge seating area.
- 3 Coffee table gives guests and additional surface for eating or working.



● Required for all converting properties ○ Requirement based on property condition

Functional Wall Configurations

Kit of Parts Options

The Functional Wall is a flexible solution comprised of non-handed components that can be configured to furnish rooms of varying sizes and orientations.

Base Components:

- 1 The upholstered bench provides additional seating with storage below.
- 2 The TV Panel with Luggage Bench is a conversion friendly solution that conceals existing wall outlets as well as power cords.
- 3 The accent rail provides cord concealment and management for the desk task light.
- 4 Non-handed desk with integrated power allows placement of power to be determined at the time of installation.

Additional Components:

- 5 The Open Wardrobe offers a convenient storage solution where an existing drywall closet does not exist.
- 6 The Refreshment Shroud houses in-room refrigerator where provided, while the top serves as a convenient space for an optional microwave.

*Warm Scheme Shown



Base Components

*Warm Scheme Shown



Additional Components - for use when space allows



Required for all converting properties



Requirement based on property condition

Guest Bath

- 1

 Tub/shower surround with subway tile pattern provides a modern look.
Existing tubs or shower enclosures may be permitted to remain based on condition. Either are acceptable for implementation, except where tubs are otherwise required.
- 2

 Fresh white quartz at the vanity top brightens the area.
Vanity offered in various widths based on space available.
- 3

 Accent wallcovering behind the vanity creates a textural backdrop for the mirror.
- 4

 Wall-mounted bulk amenities at the vanity and tub/shower keep bathroom surfaces clutter free.
- 5

 Neutral floor tile creates a warm contrast in the bathroom.
- 6

 Flush mounted ceiling fixture creates a well-lit bathroom experience.



Typical Tub Bathroom



Typical Shower Bathroom

Vanity Configurations



- 1 Free-standing vanity with a large shelf below has plenty of space for storage.
- 2 A modern framed mirror can be used with either an overhead light or with wall sconces.



- 3 An array of vanity lighting options provide solutions for a variety of existing conditions and provide ample light to the space.
- 4 Front lit mirror is available for a clean streamlined look.



- 5 A cantilevered vanity offers a flexible solution for existing plumbing conditions.

● Required for all converting properties ○ Requirement based on property condition

Guest Corridors

Key Features

- 1

 The interior signage package helps guests navigate the hotel with ease.
Reference interior signage package for additional information and placement guidance.
- 2

 Grounding accent paint at the door drops adds visual interest in the corridor and identifies the guest room entry.
Wallcovering in corresponding tone is available as an optional upgrade. Existing wood laminate guestroom entry doors may be permitted to remain based on condition and coordination with adjacent finishes.
- 3

 Decorative wall sconces and flush mount lights enhance visibility for guests and brighten the corridor.
Existing recessed architectural lighting may be permitted to remain based on condition.
- 4

 Carpet with a subtle graphic pattern and a pop of color energizes the corridor.



●

 Required for all converting properties

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 Requirement based on property condition

Case Studies

Case Study 1

Public Space

- 1

Signature Gallery Wall with Integrated Logo Signage
- 2

Centrally Located Front Desk
- 3

Refreshing Moment
- 4

Garner Shop
- 5

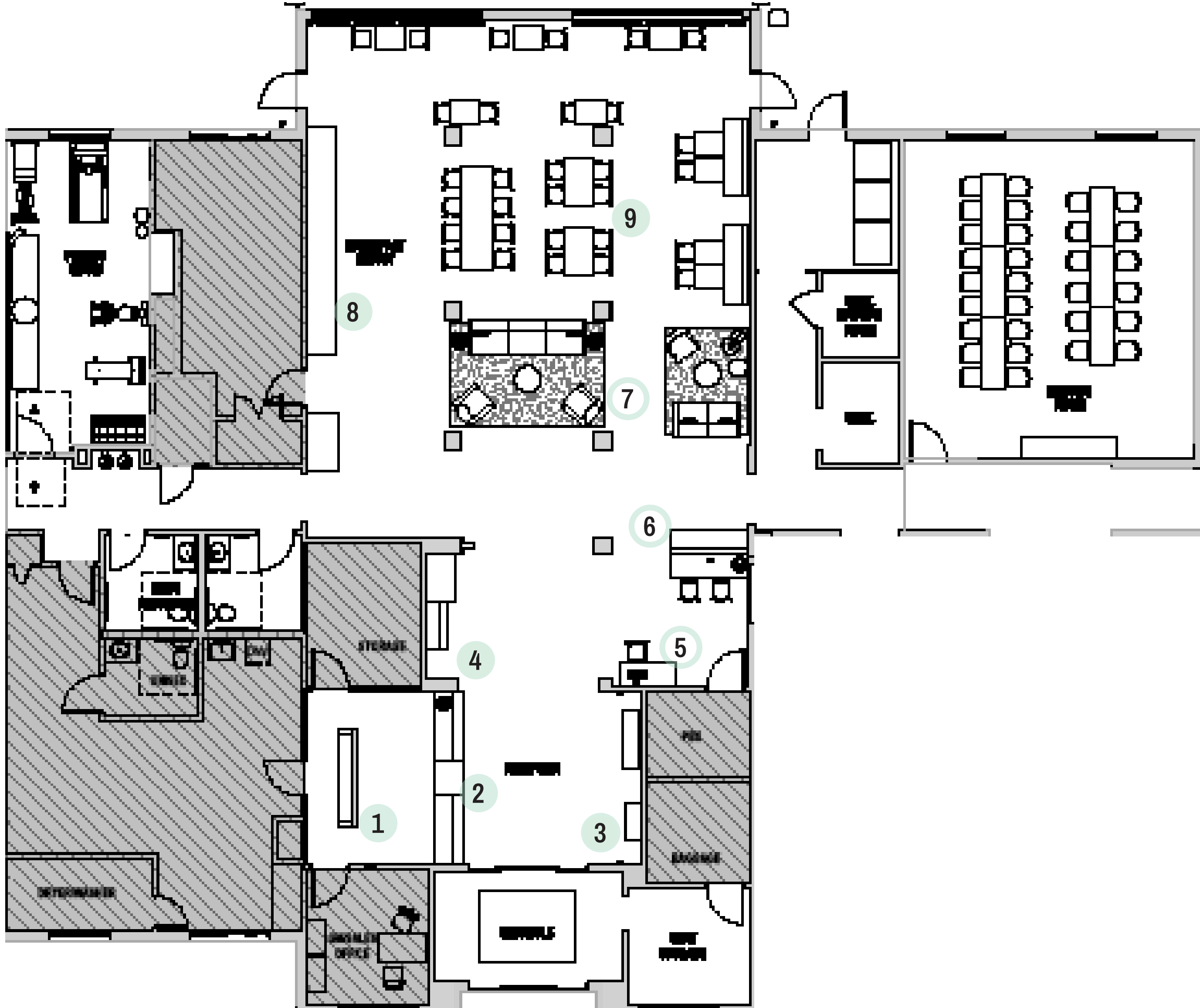
Business Center
- 6

Perch Seating
- 7

Lounge Area
- 8

Make it Yours Breakfast Buffet
- 9

Dining



Furniture Plan

Plans not to scale
Refer to Prototype Drawing Set on IHG Design Connect for scaled plans

Required for all converting properties Requirement based on property condition

Case Study 2

Public Space

- 1

Signature Gallery Wall with Integrated Logo Signage
- 2

Centrally Located Front Desk
- 3

Refreshing Moment
- 4

Garner Shop
- 5

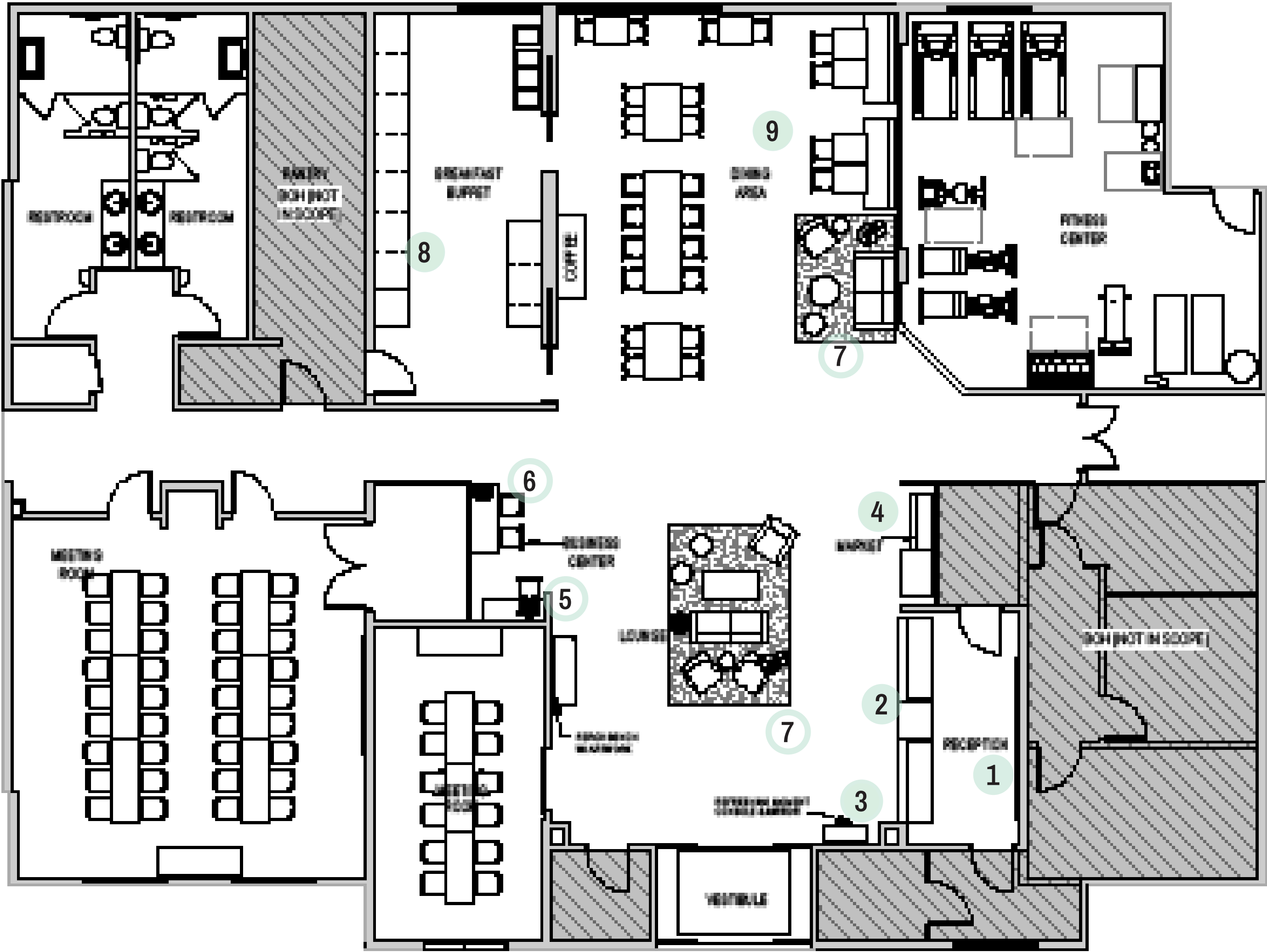
Business Center
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Perch Seating
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Lounge Area
- 8

Make it Yours Breakfast Buffet
- 9

Dining



Furniture Plan

Plans not to scale
Refer to Prototype Drawing Set on IHG Design Connect for scaled plans

●

 Required for all converting properties

○

 Requirement based on property condition

Case Study 3

Public Space

- 1

Signature Gallery Wall with Integrated Logo Signage
- 2

Centrally Located Front Desk
- 3

Refreshing Moment
- 4

Garner Shop
- 5

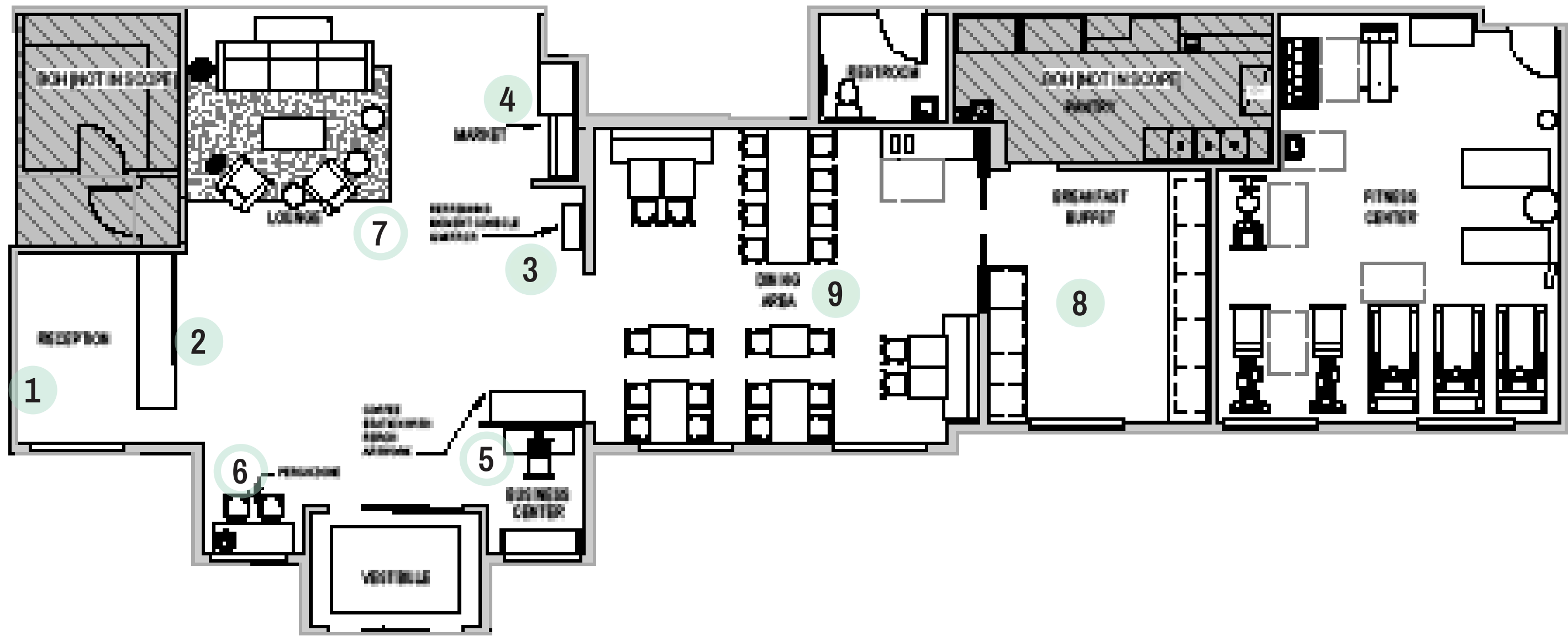
Business Center
- 6

Perch Seating
- 7

Lounge Area
- 8

Make it Yours Breakfast Buffet
- 9

Dining



Furniture Plan

Plans not to scale
Refer to Prototype Drawing Set on IHG Design Connect for scaled plans

Required for all converting properties

Requirement based on property condition

Case Study 4

Public Space

- 1

Signature Gallery Wall with Integrated Logo Signage
- 2

Centrally Located Front Desk
- 3

Refreshing Moment
- 4

Garner Shop
- 5

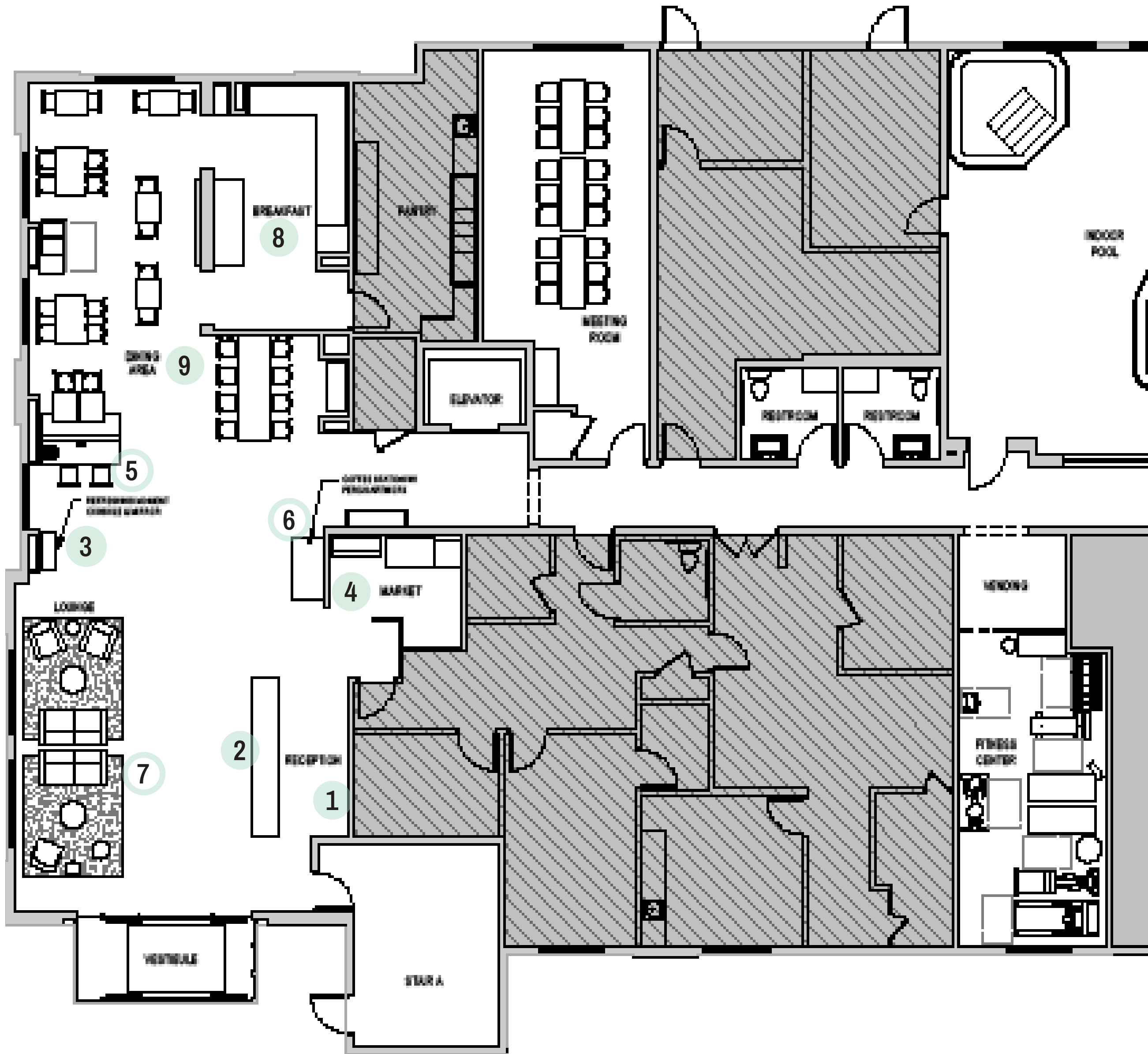
Business Center
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Lounge Area
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Make it Yours Breakfast Buffet
- 9

Dining



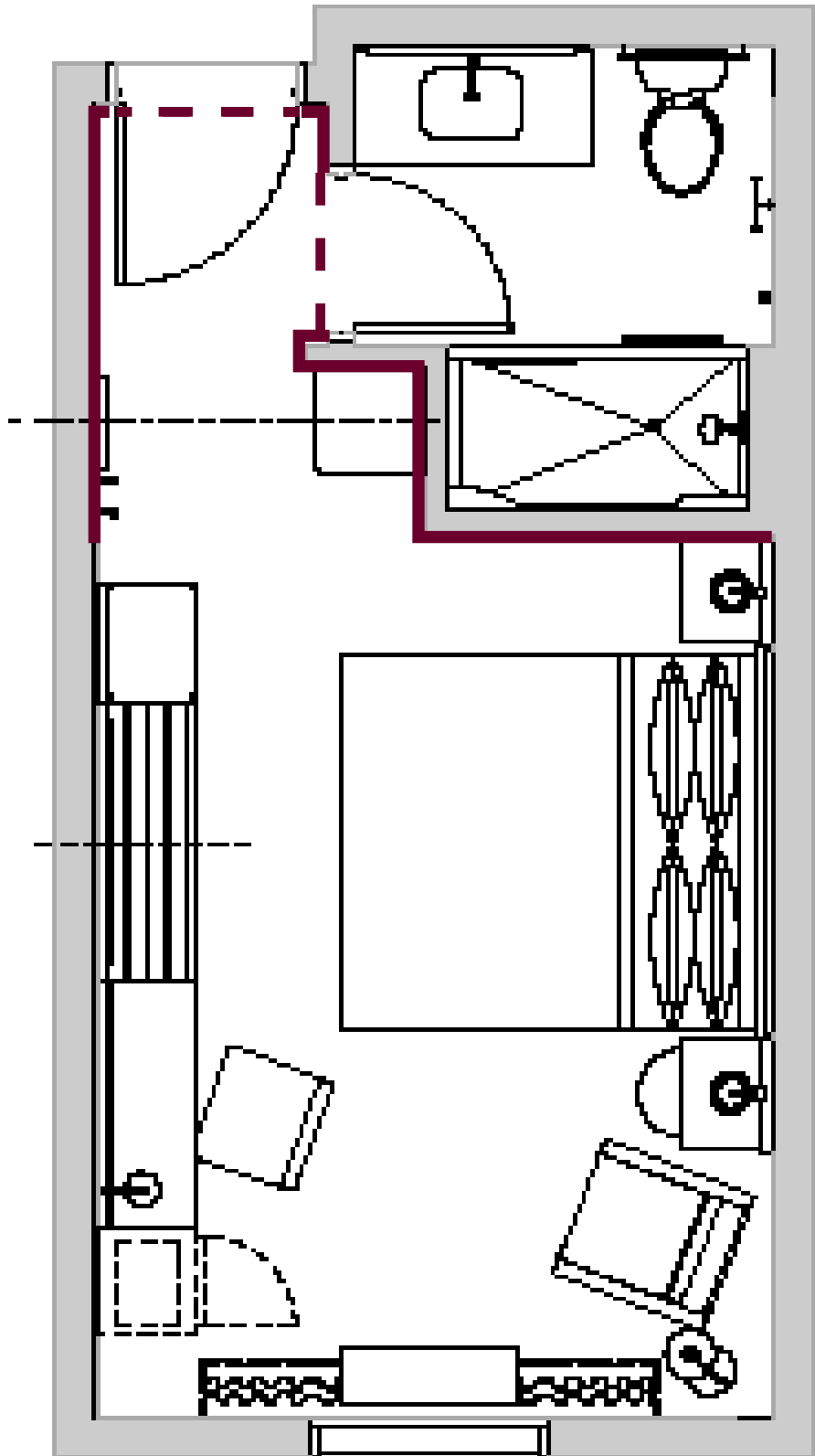
Furniture Plan

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● Required for all converting properties ○ Requirement based on property condition

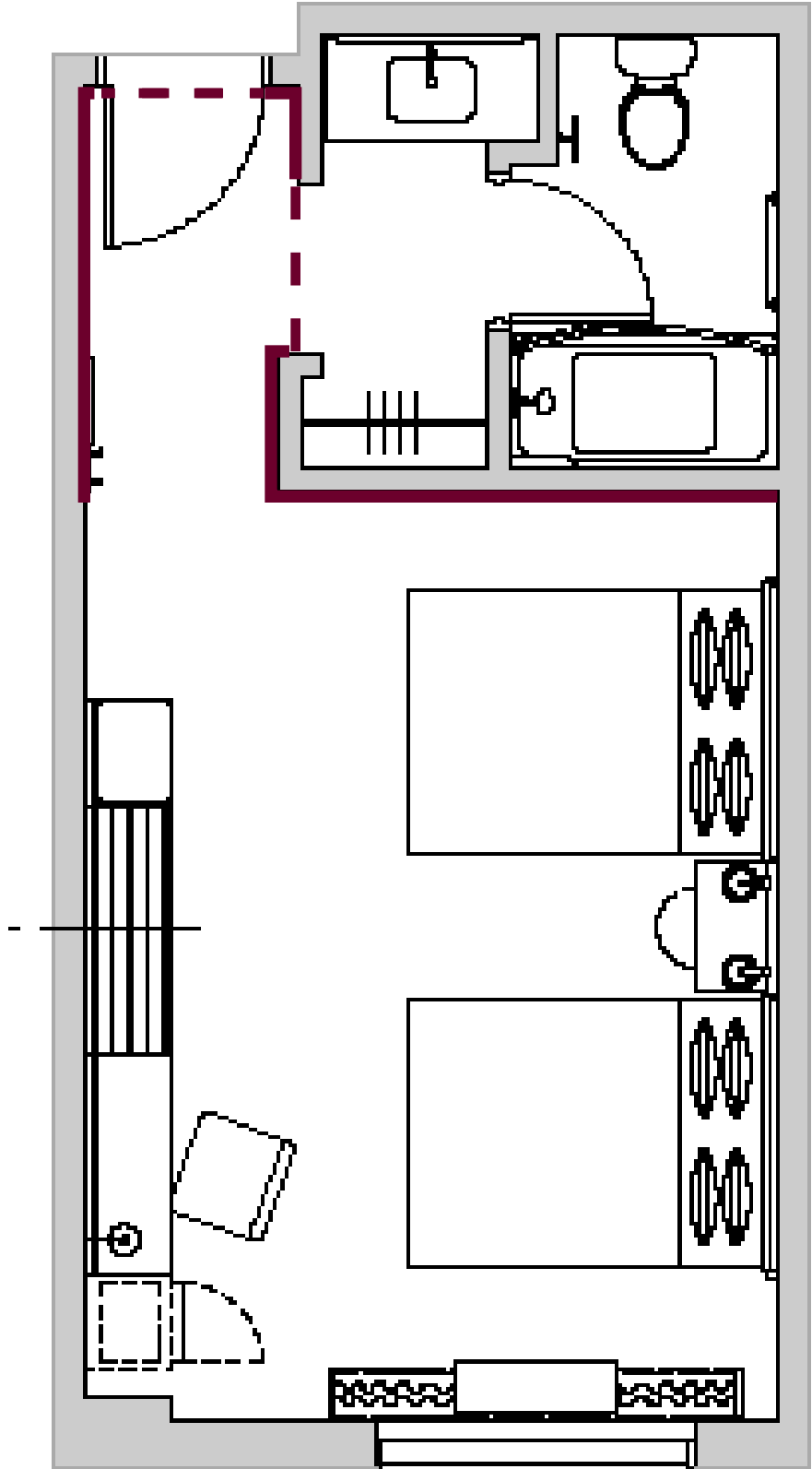
Case Studies

Guest Rooms



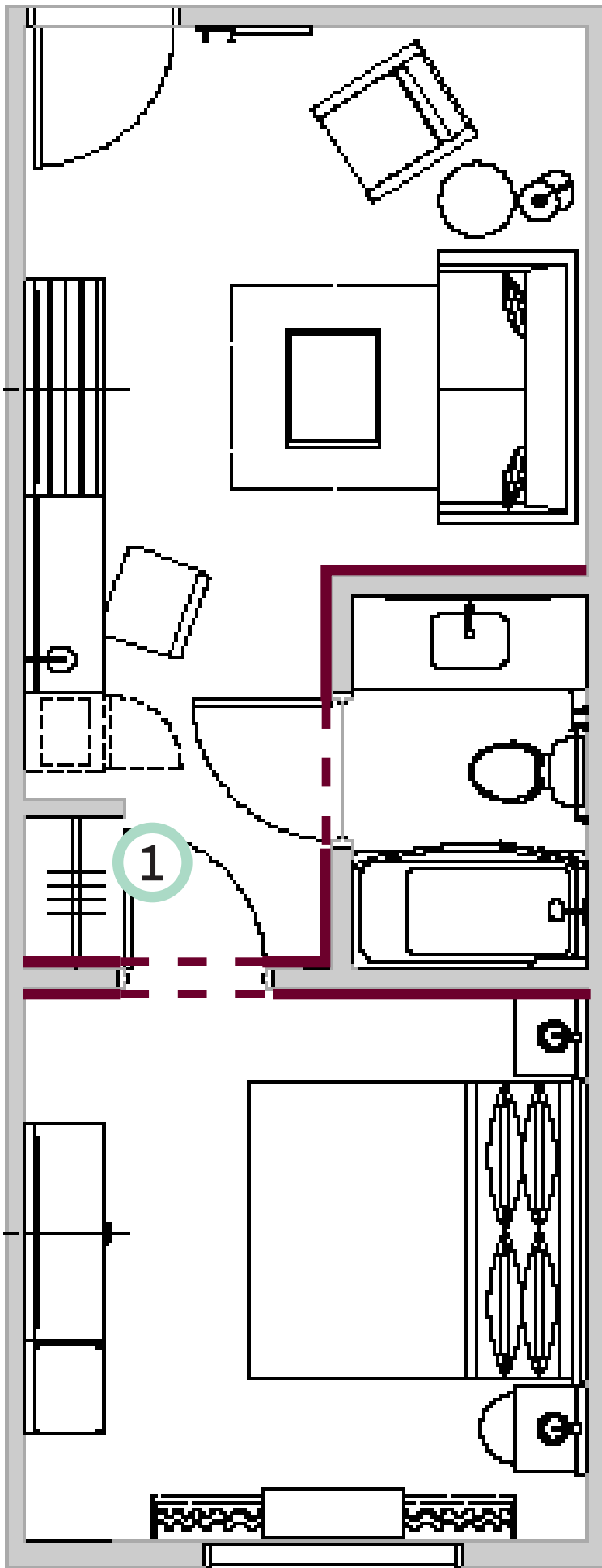
Case Study 1 - King Standard

- 1 Open Wardrobe
- 2 Functional Wall (shown with Upholstered Bench, TV Panel/ Luggage Bench, Desk, and Refreshment Shroud)
- 3 Lounge Seating with Floor Lamp (shown with optional Ottoman)



Case Study 2 - Double Queen Standard

- 1 Existing Closet
- 2 Functional Wall (shown with Upholstered Bench, TV Panel/ Luggage Bench, Desk, and optimal Refreshment Shroud)
- 3 Ottoman (optional)



Case Study 3 - King Suite

- 1 Existing Closet
- 2 Functional Wall with TV Panel/Luggage Bench, Desk, Refreshment Shroud
- 3 Functional Wall with Upholstered Bench and TV Panel/Luggage Bench

Plans not to scale
Refer to Prototype Drawing Set on IHG Design Connect for scaled plans



Required for all converting properties

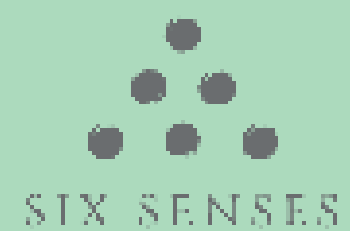


Requirement based on property condition

Accent paint extents

G

IHG* HOTELS & RESORTS



REGENT



VIGNETTE
COLLECTION

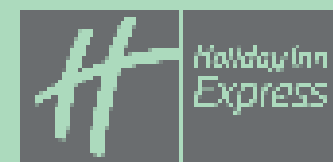
KIMPTON
HOTELS & RESTAURANTS

HOTEL
INDIGO

VOCO



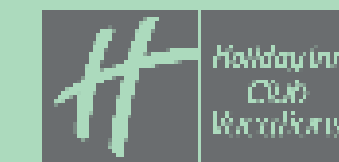
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Garner

avid

ATWELL
SUITES



IHG | ONE
REWARDS

Guest Journey



Exterior

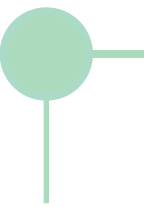


Arrival

Public Space



Lobby /
Refreshing
Moment



Garner Shop



Make It Yours
Buffet

Guest Room



Pet Friendly



Flexible
Storage



Great Night's
Sleep